



**Hein Lubbe**  
083 324 1150  
heinlubbe@acutts.co.za

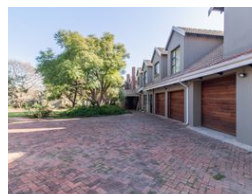
Contact Acutts Westrand

083 3241150

Shop 5  
6 Village Road  
Kloof



Web Ref RLA2204



**R3,900,000**

5 6 6

**Monthly Bond Repayment** R40,255.35

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R270,050.00 **Bond Costs** R51,610.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

## MODERN CLASSIC ARCHITECTURAL DESIGNED HOME

This unique, modern classic, 731 square meter home is situated in the leafy suburb of Florida Park.

With good attention to detail, move in ready, sophisticated, and practical indoor/outdoor lifestyle layout. The beautiful & inviting front entrance and entrance hall leads to a 1.5 volume north-facing formal open plan dining and living rooms, with solid parquet flooring and fireplace.

Owner asking R 4 500

Leading off from the lounge is the entertainer's dream with an informal, lounge, indoor braai, and dining area with sliding doors opening onto the pool and garden area. Large stackable aluminium doors provide a seamless flow from these living areas to the pool and garden area

Adjacent to the living area leading off from the entrance is a home office that can be used as a guest bedroom wine cellar or clock room and ensuite...

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	5
Bathrooms	6
Kitchens	1
Recep. Rooms	4
Studies	1
Furnished	No

### Exterior

Garages	6
Carports / Parkings	5
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

### Sizes

Floor Size	731m <sup>2</sup>
Land Size	1,879m <sup>2</sup>